

RESOLUTION OF THE BOSTON REDEVELOPMENT AUTHORITY
RE: PROPOSED DISPOSITION OF PARCEL F-8 IN THE
WASHINGTON PARK URBAN RENEWAL AREA
PROJECT NO. MASS. R-24

WHEREAS, the Boston Redevelopment Authority, hereinafter referred to as the "Authority" has entered into a contract for loan and capital grant with the Federal Government under Title I of the Housing Act of 1949, as amended, which contract provides for financial assistance to the hereinafter identified project; and

WHEREAS, the Urban Renewal Plan for the Washington Park Urban Renewal Area, Project No. Mass. R-24, hereinafter referred to as the "Project Area", has been duly reviewed and approved in full compliance with local, state, and federal laws; and

WHEREAS, the Authority is cognizant of the conditions that are imposed in the undertaking and carrying out of Urban Renewal projects with Federal financial assistance under said Title I, including those prohibiting discrimination because of race, color, religion, sex or national origin; and

WHEREAS, Humboldt Liquors, Inc., of 205-209 Humboldt Avenue, Roxbury, has expressed a desire to purchase Parcel F-8 for the purpose of constructing an off-street parking facility, which said use shall be in accordance with the provisions of the Urban Renewal Plan and the policies and procedures adopted by the Authority; and

WHEREAS, Humboldt Liquors, Inc., has submitted approved site plans indicating the proposed landscaping and off-street parking facility plan along with a proposed construction schedule and evidence of financial capability to complete the development; and

WHEREAS, the United States Department of Housing and Urban Development has concurred in a minimum disposition price of \$400 for this parcel.

NOW, THEREFORE, BE IT RESOLVED BY THE BOSTON REDEVELOPMENT AUTHORITY:

1. That the Resolution of the Authority adopted December 7, 1967, designating Joel P. Krensky as redeveloper of Parcel F-8 in Washington Park is hereby rescinded.

2. That Humboldt Liquors, Inc., of 205-209 Humboldt Avenue, Roxbury, be and hereby is designated as Redeveloper of Disposition Parcel F-8, subject to:

- a) Publication of all public disclosures and issuance of all approvals as required by the Housing Act of 1949, as amended.

3. That disposal of said parcel by negotiation is the appropriate method of making land available for redevelopment.

4. That it is hereby determined that Humboldt Liquors, Inc., possesses the qualifications and financial resources necessary to acquire and develop the land in accordance with the Urban Renewal Plan for the Project Area.

5. That the Director is hereby authorized for and in behalf of the Authority to execute and deliver a Land Disposition Agreement and a Deed for Disposition Parcel F-8 between the Authority as Seller and Humboldt Liquors, Inc., as Buyer to develop the property for use as an off-street parking facility. Such Agreement and Deed is to be in the Authority's usual form and to contain such other terms and provisions as the Director deems proper and in the best interests of the Authority.

6. That the Secretary is hereby authorized and directed to publish notice of the proposed disposal transaction in accordance with Section 105(E) of the Housing Act of 1949, as amended, including information with respect to the "Redeveloper's Statement for Public Disclosure" (Federal Form H-6004).

MEMORANDUM

OCTOBER 2, 1969

TO: Boston Redevelopment Authority

FROM: John D. Warner, Director

SUBJECT: DESIGNATION OF DEVELOPER FOR DISPOSITION PARCEL F-8
WASHINGTON PARK URBAN RENEWAL AREA R-24

SUMMARY: This memorandum requests that the Authority designate Humboldt Liquors, Inc. as Redeveloper of Parcel F-8.

Disposition Parcel F-8, consisting of 4874 square feet, adjoins the rear of Humboldt Liquors, Inc., located at 205-209 Humboldt Avenue.

On December 7, 1967, the Authority designated Joel P. Krensky, owner of Humboldt Liquors, Inc., as redeveloper of Parcel F-8. Subsequently, Joel P. Krensky sold Humboldt Liquors, Inc. to Messrs. Small, Roberts and Daniels.

Humboldt Liquors, Inc. desires to develop Parcel F-8 for off-street parking. This land use complies with the Washington Park Urban Renewal Plan. The total development cost, including paving, fencing and landscaping, is estimated at approximately \$2500.

The final site plan has been approved by the Design Department. Construction is to commence within 60 days from date of conveyance and is to be completed within 210 days from said date.

It is recommended that the Authority adopt the attached Resolution rescinding the December 7, 1967 Authority designation of Joel P. Krensky and designating Humboldt Liquors, Inc. as redeveloper of Parcel F-8, subject to the usual Authority standards and conditions and further authorizing the Director to execute a Land Disposition Agreement and Deed conveying said property.

An appropriate Resolution is attached.

Attachment

